



General Assembly

January Session, 2001

Amendment

LCO No. 8060

Offered by:

REP. STONE, 9th Dist.

REP. CURREY, 10th Dist.

To: Subst. Senate Bill No. 1330

File No. 627

Cal. No. 540

***"AN ACT CONCERNING RECORDED LIENS ON A MOBILE
MANUFACTURED HOME."***

1 In line 1, before "Subdivision" insert "Section 1."

2 After line 24, insert the following:

3 "Sec. 2. Subdivision (4) of subsection (e) of section 21-80 of the
4 general statutes is repealed and the following is substituted in lieu
5 thereof:

6 (4) At the hearing on the petition, the court shall determine whether
7 all the requirements of subdivisions (1), (2) and (3) of this subsection
8 have been satisfied and, if they have, shall also determine whether the
9 home has been abandoned. If such requirements have been satisfied
10 and such home has been abandoned, the court shall order the owner of
11 the mobile manufactured home park to conduct a public sale of the
12 home. Nothing in this section shall preclude the court from deferring
13 the entry of an order requiring sale and from issuing other appropriate

14 orders, if the court finds that, within a reasonable period of time, the
15 owner of the mobile manufactured home will remove the home from
16 the lot or dispose of the home by sale or will make other appropriate
17 arrangements with the park owner. The order directing sale shall
18 require notice which includes a conspicuous statement that the sale
19 will extinguish all previous ownership and lien rights. Notice shall be
20 given by certified or registered mail, return receipt requested, to all
21 persons entitled to notice of the petition. Notice shall also be posted
22 conspicuously at the entrance of the home and shall be advertised at
23 least three times in the real estate section of a daily paper with general
24 circulation in the area where the park is situated. Any person,
25 including a lienholder or the owner of the mobile manufactured home
26 park, may bid at the sale. The proceeds of such sale shall be applied
27 first to the costs of the sale, which may include an allowance for
28 unpaid rent, not to exceed six months, in the court's discretion, and
29 then to the payment of lienholders in the order of the priority of their
30 liens. If proceeds remain thereafter they shall be paid over to the
31 owner of the mobile manufactured home. Upon conclusion of the sale,
32 the park owner shall file an affidavit with the court setting forth the
33 nature of its compliance with the court's order of sale. The court, upon
34 finding compliance with its order, shall issue a conveyance of title and
35 release of liens, if any, to the purchaser for filing in the land records,
36 which shall constitute good title to the home, and no execution shall
37 issue on the original summary process action."